26B

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Tara Lynn Pallant and Mary C. Roskilly 928 Acklen Avenue Nashville, TN 37203	First Trust Mortgage Company 6525 Quail Hollow Memphis, TN 38120	Map 105-9 Parcel 389
This instrument prepared by: Robert J. Notestine III, Attorney 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205		

WARRANTY DEED BOOK 9984 PG 191

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Kevin C. Vaughn, Sr. (The "Grantor") have bargained and sold, and by these presents do transfer and convey unto Tara Lynn Pallant and Mary C. Roskilly, both unmarried (the "Grantees"), Grantees' heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being part of Lot No. 33 in the Waverly Land Company's Plan of Lots, as of record in Book 57, page 95, Register's Office for said County, described as follows:

Beginning at the northeast corner of the intersection of Acklen Avenue, formerly Prospect Avenue, and Tenth Avenue South, formerly Currey Street; running thence eastwardly with the southerly margin of said Lot No. 33 on the northerly margin of said Acklen Avenue 51 feet, thence northwardly through said Lot No. 33, 225 feet to an alley in the rear; thence westwardly with the southerly margin of said alley, 36 feet 3-3/4 inches to the easterly margin of said 10th Avenue South, 225 feet to the place of beginning.

Being the same property conveyed to Kevin C. Vaughn by Warranty Deed from Wilson Enterprises, Inc. of record in Book 9650, Page 687, said Register's Office for Davidson County, Tennessee.

Kevin C. Vaughn and Kevin C. Vaughn, Sr. are one and the same person.

The above described real property is not the homestead of either Kevin C. Vaughn or Carla A. Vaughn and never has been and is investment property owned by Kevin C. Vaughn. Carla A. Vaughn has no legal interest in the subject property.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1996 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 928 Acklen Avenue, Nashville, Tennessee 37203.

BOOK 9984 PG 192

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $110,000.00.
[
[Affiant
[Subscribed and sworn to before me this
[15th day of March, 1996.
[
[Notary Public
[My Commission Expires Jan 24, 1999

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' heirs and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 15th day of March, 1996.

KEVIN C. VAUGHN, SR.

CARLA A. VAUGHN

96 MAR 20 AM 11 9:22
FELIX REGISTER
DAVIDSON COUNTY, TN.

0161741
IDENTIF. & REFERENCE

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Kevin C. Vaughn, Sr.*** the bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

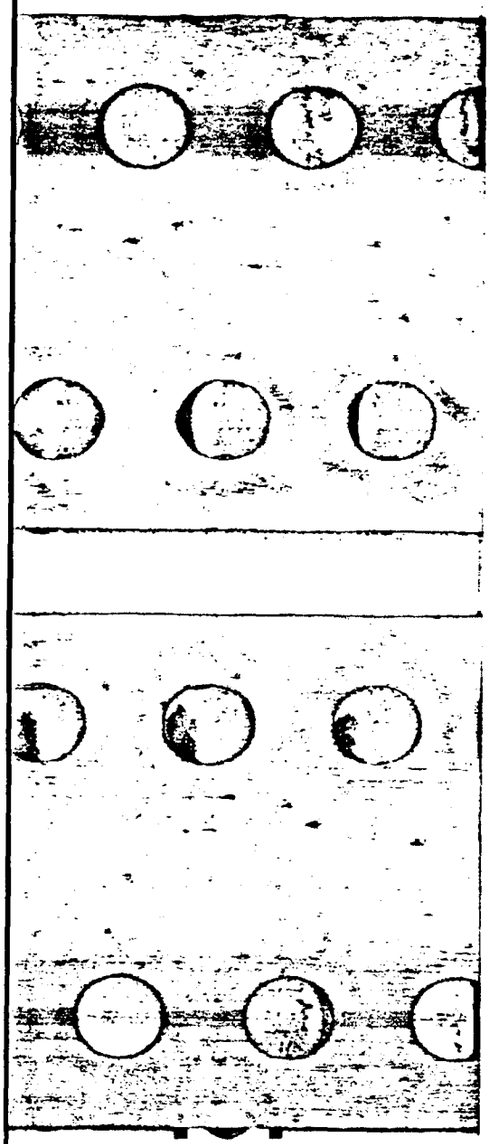
*and wife, Carla A. Vaughn

WITNESS my hand and official seal at Nashville, Tennessee, this 15th day of March, 1996.

NOTARY PUBLIC

My Commission Expires: Jan 24, 1999

20 0101 03CHECK 415.00



OFFICIAL RECEIPT
FELIX Z WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9984 PG 193

CO	CONVEYANCE	CC	CERTIFIED COPY	MISC	MISCELLANEOUS
MO	MORTGAGE	REL	RELEASE	CO TX	STATE TAX CONVEY
WD	WARRANTY DEED	UCC	UNIFORM COMMERCIAL CODE	MO TX	STATE TAX MORT
TD	TRUST DEED			PRFEE	PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
110000.00
CON TX 407.00
PRFEE 1.00
MRFEE 8.00
TOTAL 416.00
CHECK 416.00
03/20/96 01 09:23 0001 0201

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0161741
IDENTIF. # REFERENCE

96 MAR 20 AM 9:22
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1018250